

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: OCTOBER 4, 2006**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: M. MARGO WHEELER**

☐ Consent ☒ Discussion

**SUBJECT:**

**SPECIAL USE PERMIT**

SUP-15023 - PUBLIC HEARING - APPLICANT: SUN LOAN COMPANY - OWNER: PLAZA LOS ARCOS, LLC - Request for a Special Use Permit FOR A PROPOSED FINANCIAL INSTITUTION, SPECIFIED; WAIVER OF THE 1,000-FOOT DISTANCE SEPARATION REQUIREMENT FROM ANOTHER FINANCIAL INSTITUTION, SPECIFIED; WAIVER OF THE 200-FOOT DISTANCE SEPARATION REQUIREMENT FROM A RESIDENTIAL USE; AND A WAIVER OF THE 1,500 SQUARE-FOOT MINIMUM SIZE REQUIREMENT at 633 North Decatur Boulevard, Suite G (APN 138-25-713-223), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL. The Planning Commission (6-1 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**1**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (6-1 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location, Aerial and Special Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Justification Letter
5. Backup referenced from the 09-07-06 Planning Commission Meeting Item 44

Motion made by LOIS TARKANIAN to Deny

Passed For: 4; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 3

LOIS TARKANIAN, LAWRENCE WEEKLY, GARY REESE, STEVEN D. ROSS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-LARRY BROWN, OSCAR B. GOODMAN, STEVE WOLFSON)

Minutes:

MAYOR PRO TEM REESE declared the Public Hearing open.

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CHRISTY CAHALL, Moran & Associates, 630 South Fourth Street, appeared on behalf of the applicant and explained applicant has been in business for over 35 years and owns five other locations in Las Vegas. This particular company counsels its consumers before a loan is granted. MS. CAHALL stressed that this company is not a payday loan or auto title loan. It is strictly a signature loan and the interest and principal are both paid off equally in monthly payments. This particular applicant is simply relocating to a new location.

TOM McGOWAN, Las Vegas resident, requested the reason for waivers for established requirements. He stated that codes are set in place and should be adhered to.

COUNCILWOMAN TARKANIAN expressed concern with the application. It does not meet the minimum requirements of Title 19. It is adjacent to both single and multi-family residential and located within 125 feet from a similar use. This area has a multitude of problems. COUNCILWOMAN TARKANIAN added there is no adequate buffer between the residences and the proposed use. She does not feel this is compatible or harmonious with the existing neighborhood.

MAYOR PRO TEM REESE declared the Public Hearing closed.

